

59-2-34

# 996

52-32

# Warranty Deed

## 022603

NO TRANSFER  
TAX PAID

KNOW ALL MEN BY THESE PRESENTS, that I, Marjorie A. Cosgrove, of Waterville, County of Kennebec, State of Maine

grant to Robert F. Cosgrove and Marjorie A. Cosgrove, Trustees, or their successors in trust, under the Cosgrove Loving Trust dated December 18, 1989, and any amendments thereto

**With Warranty Covenants my interest in**, a certain lot or parcel of land situated on the west side of Main Street in the City Waterville, County of Kennebec, State of Maine and bounded and described as follows, to wit:

Beginning at an iron pin set in the ground in the westerly line of said Main Street; thence running westerly one hundred and forty-seven and two tenths (147.2) feet to an iron pin set in the ground; thence running northerly eighty-seven (87) feet to a granite monument set in the ground; thence easterly one hundred and seventeen (117) feet to the westerly line of said Main Street; thence running southerly in said westerly line of said Main Street eighty-two (82) feet to the point of beginning said premises contain eleven thousand one hundred and fifty-four square feet (11,154), more or less.

The beginning point on the westerly line of Main Street as stated above, according to a deed of the property between the southern bound of the above parcel and north street is one hundred thirty-nine and six tenths (139.6) feet from the intersection of North and Main Streets.

Being the same property devised under the Will of Eva L. Webster, abstract in the Kennebec County Registry of Deeds in Book 1472, Page 64.

The northerly bound of the above property is clarified in a Quit-Claim Deed from Julia M. Sweeney to the said Eva L. Webster et al dated June 26, 1918 and recorded in Book 565, Page 493.

Being the same premises conveyed by Warranty Deed of Lucille B. McMullen to Robert F. Cosgrove and Marjorie A. Cosgrove dated May 1, 1984 and recorded in the Kennebec County Registry of Deeds in Book 2676, Page 10.

Also being the same premises conveyed by Warranty Deed of Robert F. Cosgrove and Majorie A. Cosgrove as joint tenants to Robert F. Cosgrove and Majorie A. Cosgrove as tenants in common dated September 23, 1991 and to be recorded in said Registry.

**In Witness Whereof**, I have hereunto set my hand this 23rd day of the month of September, A.D. 1991.

Signed and Delivered in  
the presence of

Wayne A. Theriault

Marjorie A. Cosgrove  
Marjorie A. Cosgrove

State of Maine  
County of Kennebec

ss.

Sept 23, 1991.

Then personally appeared the above named Marjorie A. Cosgrove and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Nancy E. Tesse

Notary Public

1991 SEP 26 AM 11:00



ATTEST: Theresa B. [unclear]  
REGISTER OF DEEDS

NANCY E. TESSE  
NOTARY PUBLIC, MAINE  
MY COMMISSION EXPIRES MAY 19, 1992